WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON 10749 PG 84
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January 19 98

Notary Public

MY COMMISSION EXPIRES: 9-20-99
(AFFIX SEAL)

EHM-97-4035

1310 Memorial Blvd., Springfield, TN 37172
111 W. College Street, Murfreesboro, TN 37130
100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
CUMBERLAND TITLE COMPANY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy. W, Suite A, Smyrna, TN 37167
155 Franklin Rd., Suite 150, Brentwood, TN 37027
1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Kelly L. Knowles	Columbia National Incorporated	MAP 86
(NAME)	(NAME)	
217 Thistle Lane	7142 Columbia Gateway Drive	GROUP 14A
(ADDRESS)	(ADDRESS)	
Hermitage, Tennessee 37076	Columbia, MD 21046	PARCEL 217
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Peter Jerome Osborne, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelly L. Knowles, an unmarried person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Unit No. 217 on the Plan of Hermitage Meadows, Stage Three, of record in Book 6250, Page 300, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Peter Jerome Osborne by Quitclaim Deed from Peter Jerome Osborne and Frank Osborne of record in Deed Book 8933, page 654, Register's Office for said County.

The above legal description is the same as used in the prior Deed.

This property conveyance is subject to the Plan of record in Plat Book 6250, page 300; restrictive covenants of record in Book 6034, page 376; Book 6034, page 383; Book 8275, page 843; Book 6034, page 365; Book 6034, page 377; Book 7466, page 26; any easements running with the land and taxes for the current year which have been prorated and assumed by the Grantee.

0387563 IDENTIF. ↑ REFERENCE

98 JAN -7 AM 9:52 REGISTER DAVIDSON COUNTY, TN.

9238 01/07 0101 03CHECK 270.22

This is unimproved ( ) improved (X) property, known as 217 Thistle Lane, Hermitage, Tennessee 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 2nd day of January 19 98

Peter Jerome Osborne

Peter Jerome Osborne

BOOK 10749 PG 85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Peter Jerome Osborne, an unmarried person

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 2nd day of January, 1998.

Commission expires 9-20-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who, upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

NOTARY PUBLIC
LAIGE
WILSON CO. TENN

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 111 W. College Street, Murfreesboro, Tennessee 37130
- ☒ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☐ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10749 PG 86

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 70600.00
CON TX 261.22
PRFEE 1.00
WDEED 8.00
TOTAL 270.22
CHECK 270.22

01/07/98 01 09:56 0001 9238

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIF. + REFERENCE 007563

98 JAN -7 AM 9:52

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1239912